

§ 10-1110

LEON COUNTY CODE

an exception basis. The provider will notify the district coordinator and the licensing office once the zoning decision has been made.

- (6) Upon completion of licensure, the HRS licensing component will notify the district coordinator.
- (7) Upon licensure, the coordinator will update the local registry and the statewide registry.

(Ord. No. 92-10, § 2(10.10), 3-10-92)

Sec. 10-1111. Specific requirements for restricted uses and special exception uses.

(a) Rural district.

(1) Mining activities.

- a. All mining activities as defined on the schedule of permitted uses must meet the specific development standards, as follows upon review and approval by the Board of County Commissioners following a duly noticed public hearing. This includes SIC items 144 and 145.
- b. A plan must be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:
 - 1. The mining activity, all accessory uses and structures, internal roadways, and driveways onto the adjacent streets shall be set back a minimum of 100 feet from the perimeter property boundaries or 200 feet from the nearest off-site residence, residential zoning district, or subdivision intended primarily for residential land use, whichever distance is greater. This setback standard may be reduced if less of a setback is approved in writing by the adjacent property owner or owners prior to site plan approval or if the adjacent property is also used as a mining activity.
 - 2. A plan of vehicular access to and from the site demonstrating that

heavy trucks and equipment will not travel on that portion of a local or minor collector street with frontage containing residential land use, zoned for residential land use, or containing subdivision lots intended primarily for residential land use. For purposes of this requirement, local and minor collector streets shall be those identified in the local government comprehensive plan and the Tallahassee-Leon County Long Range Transportation Plan.

- 3. A land reclamation plan shall be submitted demonstrating that upon termination of the activity the land shall be returned to a condition that will allow an effective reuse comparable to surrounding properties.

(2) Lumber and wood products.

- a. A plan must be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:

- 1. All buildings and outside activities associated with the use shall be set back a minimum of 200 feet from the nearest off-site residence or subdivision intended primarily for residential land uses.

(3) Camps and recreational vehicle parks (SIC 703).

- a. A plan must be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:

- 1. Sanitary facilities shall be provided.
- 2. Not more than ten campsites per acre shall be provided.

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3. Individual campsites, roadways, and accessory structures shall be located to meet the minimum building setback standards from the exterior property lines of the campground.

(4) *Heavy construction equipment rental and equipment rental and leasing* (SIC 7353 and 7359).

- a. A plan must be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:

1. Such equipment rental and leasing must be associated with timbering and/or agribusiness.
2. A plan of vehicular access to and from the site demonstrating that heavy trucks and equipment will not travel on that portion of a local or minor collector street with frontage containing residential land use, zoned for residential land use, or containing subdivision lots intended primarily for residential land use. For purposes of this requirement, local and minor collector streets shall be those identified in the local government comprehensive plan and the Tallahassee-Leon County Long Range Transportation Plan.

(b) *Urban fringe.*

(1) *Camps and recreational vehicle parks* (SIC 703).

- a. A site plan shall be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:
 1. Sanitary facilities shall be provided.
 2. Not more than ten campsites per acre shall be provided.

3. Individual campsites, roadways, and accessory structures shall be located to meet the minimum building setback standards from the exterior property lines of the campground.

(2) *Heavy construction equipment rental and equipment rental and leasing* (SIC 7353 and 7359).

- a. A plan must be submitted demonstrating protection of adjacent properties and public interest which shall include, but not be limited to the following:

1. Such equipment rental and leasing must be associated with timbering and/or agribusiness.
2. A plan of vehicular access to and from the site demonstrating that heavy trucks and equipment will not travel on that portion of a local or minor collector street with frontage containing residential land use, zoned for residential land use, or containing subdivision lots intended primarily for residential land use. For purposes of this requirement, local and minor collector streets shall be those identified in the comprehensive plan and the Tallahassee-Leon County Long Range Transportation Plan.

(3) *Mining activities.*

- a. All mining activities as defined on the schedule of permitted uses must meet the specific development standards, as follows upon review and approval by the Board of County Commissioners following a duly noticed public hearing. This includes SIC items 144 and 145.
- b. A plan must be submitted demonstrating protection of adjacent prop-

erties and public interest which shall include, but not be limited to the following:

1. The mining activity, all accessory uses and structures, internal roadways, and driveways onto the adjacent streets shall be set back a minimum of 100 feet from the perimeter property boundaries or 200 feet from the nearest off-site residence, residential zoning district, or subdivision intended primarily for residential land use, whichever distance is greater. This setback standard may be reduced if less of a setback is approved in writing by the adjacent property owner or owners prior to site plan approval or if the adjacent property is also used as a mining activity.
2. A plan of vehicular access to and from the site demonstrating that heavy trucks and equipment will not travel on that portion of a local or minor collector street with frontage containing residential land use, zoned for residential land use, or containing subdivision lots intended primarily for residential land use. For purposes of this requirement, local and minor collector streets shall be those identified in the local government comprehensive plan and the Tallahassee-Leon County Long Range Transportation Plan.
3. A land reclamation plan shall be submitted demonstrating that upon termination of the activity the land shall be returned to a condition that will allow an effective reuse comparable to surrounding properties.

(c) *Reserved.*

(d) *Regulations pertaining to other restricted uses.* In the review of any proposed restricted use for which specific restrictions are not elsewhere set forth in this article, a determination shall be required to ensure that the requested use is consistent with the purpose and intent of the district in which it is proposed to be located; and that establishment of the proposed use would not be likely to interfere with the conduct of the principal activities intended to be accommodated within the district.

(Ord. No. 92-10, § 2(10.11), 3-10-92; Ord. No. 99-15, § 13, 5-25-99)

~~Sec. 10-1112. Temporary uses~~

~~(a) *Particular temporary uses permitted.* The following are temporary uses which may be permitted by the County Administrator or designee~~